

TO THE HOME AND HEALTH SEEKER!

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We kindly invite your attention to that virgin spot of Texas designated as Runnels County, whose pleasant climate and rich soil, heretofore unknown to the over-populated portions of this Republic, are destined sooner or later to attract the honest and industrious immigrant and insure to him health, wealth and happiness. And in order that you may form a more accurate opinion of the superior location and advantages of this happily situated county, and Ballinger its seat of government, we have accompanied this description with a plot as will be seen on the reverse side of this sheet, to which we direct your kind attention and upon a careful examination of the same you will note the following facts:

1st. Said map presents the various original surveys of land of different sizes from an eighty acre pre-emption donation to a league and labor as the same have been patented by the State of Texas.

2nd. You can at a glance see how this County is watered by the happy and equable distribution of the various rivers, creeks and streams, all of which are known to have retained an abundance of water throughout the driest seasons.

3rd. You will further note the number and courses of our County roads and the route of the G. C. & S.-F. R. R., already completed to Ballinger and the proposed routes of other Railways all concentrating at Ballinger the common centre and distributing point for a scope of country, including all of Runnels County the Western portion of Coleman and extending over sixty miles South and West of Runnels County.

4th. You will also bear in mind that our various streams and their tributaries are studded with pecan, elm and other trees useful as well as ornamental and flow through extensive valleys that are beautiful to behold and afford soil easy to cultivate and as fertile as the valley of the Nile.

With these preliminary remarks in reference to the map we now proceed with the general description of Runnels County and in doing so the first topic that would present itself is its

LOCATION.

Runnels County is situated in the North-western portion of the state, and not a great distance from the geographical centre. It is about 200 miles North of San Antonio, about 170 miles North-west of Austin and 400 miles North-west of Galveston. The elevation above the sea is about 1600 feet.

EXTENT.

This county extends over a territory of 30 miles square, containing about 900 miles or 576,000 acres, which is mostly prairie, but sufficiently timbered to answer the necessary conveniences.

TIMBER.

Our varieties of timber consist of post-oak, liveoak, walnut, elm, cedar, mesquite, hackberry and last but not least the pecan. With the exception of the pecan our timber does not grow to that same tall and majestic height as is commonly found in Southern and Eastern Texas.

Our pecan tree, which only grows along the river and its tributaries, produces most every year in abundance a

large, thin shelled and very delicious nut, which has become quite an article of commerce, there having been over twenty carloads of pecans shipped from this place the past season, each carload being worth \$1,000.

GRASSES AND STOCK.

No country extant is better adapted for stock raising, owing to the luxuriant grasses here found. The mesquite grass considered not inferior to the blue grass of Kentucky is the principal food for stock, supplying them during the year with sustenance sufficient so as not to require any feeding. Cattle heretofore have been the only stock raised in the county, though in the last few years many sheep, hog and horse ranches have been started and many more in contemplation, which bid fair to be a complete success. No disease has ever been known among the sheep, except some little scab, and no disease among horses, cattle or hogs, in this county, which is attributable to the healthfulness of the climate. Hogs do exceedingly well and can be raised as cheap as in any other county in the state, owing to the excellent acorn, pecan and mesquite bean mast that seldom fails. Nor is man or beast annoyed in this county by that naughty little insect so well known in other Southern States by the name of "tick."

HOW WATERED.

The County has numerous good springs in it. Good well water can be obtained all over the County at an average depth of 20 to 40 feet. The Colorado river runs diagonally through the County not far from its center. The Concho river courses near its South boundary line, and Elm creek winds its way directly through the center of the County—all these the most beautiful streams the eye ever beheld, and abounding with fish weighing from one to one hundred pounds. Our other streams are Oak, Valley, Mustang, Mulatto, Bluff, Red, Black, Grape, Wilkes, Jim Ned, Poney and Fuzzie creeks, besides their tributaries. All of these afford ample water the year round and also abound with fish. In fact no County in the State is better and more generally watered than this.

HEALTH.

No portion of the United States is more healthy. Chills and fever common to other countries are unknown to this County, there being no local cause for sickness, as there is not a swamp in the County. The atmosphere is always perfectly salubrious, as much so as that of Italy.

BUILDING MATERIAL.

The finest building rock can be procured in various parts of the County at little expense. This rock is coming into extensive use in fencing farms and building houses. Pine lumber is sold here at \$18. to \$27. per thousand feet.

POPULATION.

Runnels County contains a population of 2500. Settlements are to be found in many parts of the County, but the population is not well distributed.

SOIL AND PRODUCTIONS.

The lands are generally undulating and rolling, yet sufficiently level to prevent the soil from washing away, as there are only a couple of mountains in the County and but a few hills of much height. The soil throughout the country is principally of a red, black and chocolate sandy loam, very fertile and easily cultivated. The productions are corn, sorghum, millet, wheat, rye, barley, oats, cotton and sweet and Irish potatoes. Peaches, plums and apples do well and no doubt many other fruits would prosper here also.

PRICE OF LANDS.

The very best of lands can be bought in this County at from \$2.00 to \$5.00 per acre for unimproved and from \$4.00 to \$10.00 per acre for improved.

AVERAGE YIELD.

Wheat,	from 20 to 40 bushels per acre.
Corn,	" 30 " 60 " " "
Oats,	" 60 " 100 " " "
Potatoes,	" 200 " 300 " " "
Cotton,	" 1/2 " 1 bales " "

Rye, Barley, Millet, Sorghum, Water Melons, Musk Melons and Vegetables of all kinds grown here in great abundance.

SCHOOLS AND CHURCHES.

Good schools and churches can be found in various portions of the County, even in settlements where the passing traveler would suppose that the number of inhabitants are insufficient to bear the burden. But this goes to demonstrate the fact that we have a law abiding and progressive people who sincerely believe in the education and refinement of the coming generation, whose mental development necessarily should keep pace with the rapid agricultural development of our virgin soil which bids fair, ere many years, to become the garden spot of this Empire State, especially for small grain and fruits.

HOW TO COME.

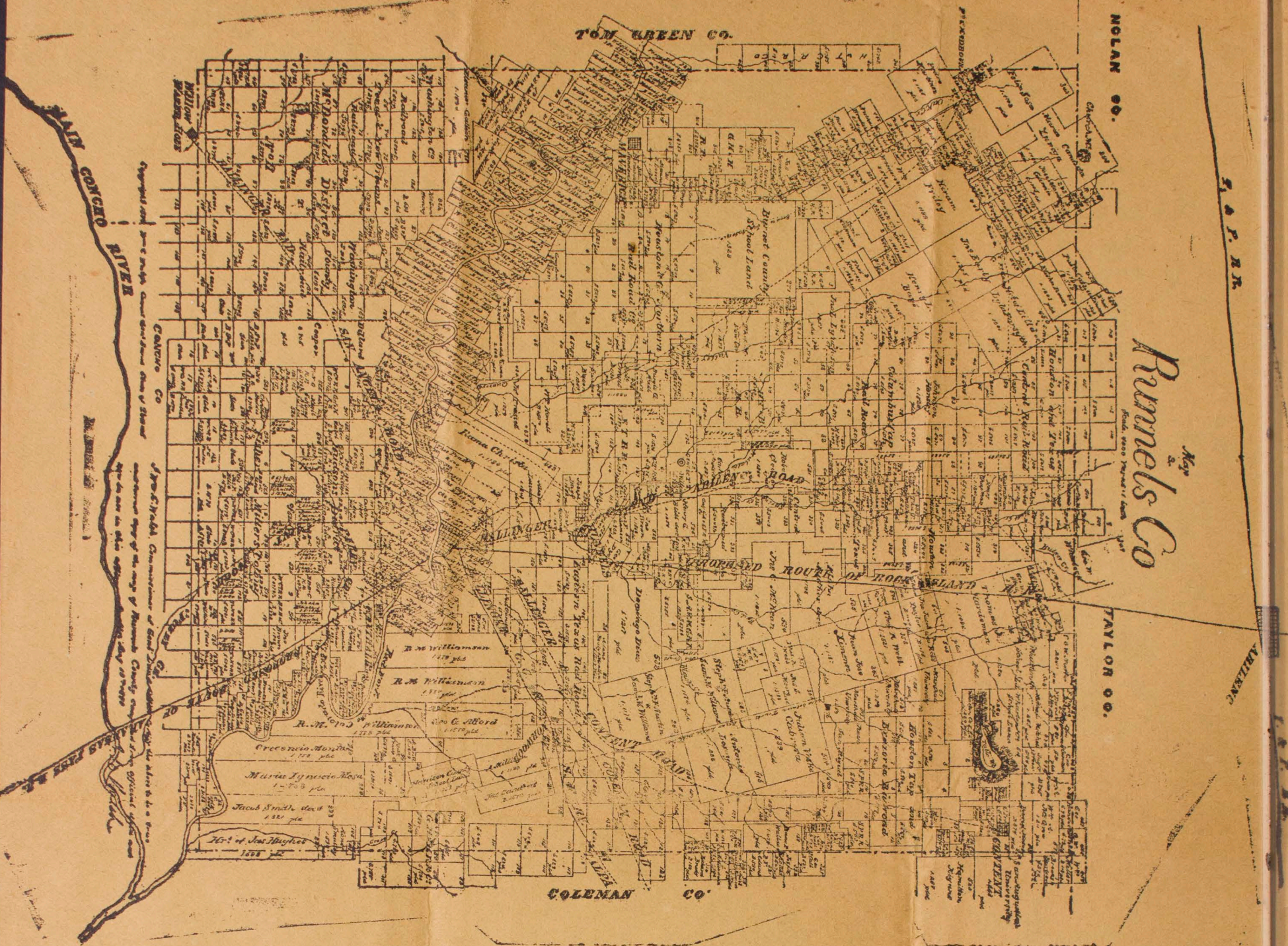
Buy your ticket direct to Ballinger, where, if you are unacquainted, by making known your wishes to the President, Secretary or Treasurer of the Runnels County Immigration Society, you will be readily furnished with sufficient conveyances to take a thorough look at our inviting prairie and valley lands.

IN CONCLUSION.

we, the officers of the Runnels County Immigration Society, extend to the industrious and good people of every State and County who wish homes where they may live by honest labor in work-shops or by tilling the soil, or by raising sheep, cattle and horses, a generous invitation to make their homes among us, and we insure a liberal hospitality extended by the citizens of this "Eldorado" County of the immigrant's fondest home. All correspondence and inquiries for further information concerning this County addressed to either of the undersigned will be promptly answered.

Very Respectfully,

J. N. WINTERS, PRESIDENT,
C. S. MILLER, SECRETARY,
W. S. DAVIS, TREASURER.



CHEAP HOMES IN A HEALTHY CLIMATE